



**CITY OF ROCKLIN**  
**MINUTES OF REGULAR MEETINGS**  
**OF THE**  
**ROCKLIN CITY COUNCIL**  
**AND**  
**ROCKLIN REDEVELOPMENT AGENCY**

**NOVEMBER 12, 1996**

**TIME: 6:00 P.M.**

**PLACE: Council Chambers**  
**3970 Rocklin Road**

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1. The Regular Meeting of the Rocklin City Council convened at 6:05 p.m. Mayor George Magnuson presiding.

The Regular Meeting of the Rocklin Redevelopment Agency convened at 6:05 p.m. Chairman George Magnuson presiding.

2. Mayor Magnuson led the Pledge of Allegiance.
3. Moment of Silence in Memory of former Police Chief Chuck Lucas.
4. Roll Call:

Councilmembers: Kathy Lund, Clarke Dominguez, Marie Huson, Ken Yorde, Mayor George Magnuson  
Also present were Councilmembers Elect Connie Cullivan and Peter Hill.

Agency Members: Mrs. Lund, Mr. Dominguez, Mrs. Huson, Mr. Yorde, Chairman Magnuson

City Personnel: Carlos A. Urrutia, City Manager  
Sabina D. Gilbert, City Attorney  
Rex Miller, Dir./Administrative Services  
Archie Moosakhanian, City Engineer  
Harlin Smith, Rocklin Volunteer Firefighter  
Brie Thompson, Deputy City Attorney  
Cindy Schaer, Econ. Dev. & Housing Manager  
Bonnie Ward, Personnel Officer  
Terry Richardson, Comm. Dev. Director  
Mark Riemer, Dir./Community Serv. & Facilities  
Sandra Davies, City Clerk

Agency Personnel: Carlos Urrutia, Executive Director  
Rex Miller, Finance Officer  
Sandra Davies, Secretary

Commissioners:       None

Mayor Magnuson called for item #6 to be heard.

AGENDA REVIEW:

6.     Motion to add an emergency item #19.A., which was received yesterday after the agenda was prepared and posted, the Governor's request to support Winter Weather and Flood Preparedness Week November 18-22, 1996, by Councilwoman Lund, seconded by Councilman Dominguez. Passed by the following roll call vote:

Ayes:           Lund, Dominguez, Huson, Yorde, Magnuson  
Noes:           None  
Absent:         None  
Abstain:        None

CONSENT CALENDAR:

7.     Continued from 10/22/96 - Council & Redevelopment Agency Minutes of 8/27/96
8.     Continued from 10/22/96 - Special Council Meeting Minutes of 9/4/96
9.     Continued from 10/22/96 - Council & Redevelopment Agency Minutes of 9/24/96
10.    Special City Council Meeting Minutes of October 17, 1996
11.    City Council and Redevelopment Agency Minutes of October 22, 1996
12.    Ratification: City Council & Redevelopment Agency Minutes of May 28, 1996
13.    Accounts Paid List of Oct. 1-14 and 15-31, 1996
14.    Quarterly Training Reports/July-Sept., 1996 - Administration, Community Development, Community Services & Facilities, Police, Fire, & Public Works
15.    Continued from 10/22/96 -Resolution No. 96-273 of the City Council of the City of Rocklin Approving and Directing the City Manager to Execute a Reimbursement Agreement (Buzz Oates Enterprises)
16.    Resolution No. 96-274 of the City Council of the City of Rocklin Approving and Authorizing the City Manager to Execute an Agreement for Provision of Emergency Response Services Between the City of Rocklin and the Rocklin Fire Protection District in the Amount of \$10,000
17.    Resolution No. 96-275 of the City Council of the City of Rocklin Amending the Operating Budget for Fiscal Year 1996-97
18.    Resolution No. 96-276 of the City Council of the City of Rocklin Ordering the Summary Vacation of 2.5 Ft. of the Existing 12.5 Ft. Public Service Easement (Stanford Ranch Phase III, Parcel 32, Unit 1 (Lots 5 and 6) Recorded in Book R Page 35 and Unit 2(Lots 23, 41, 42, 54, 55, and 68) Recorded in Book R Page 50)

Consent Calendar continued on next page.

19. Resolution No. 96-277 of the City Council of the City of Rocklin Approving Pipeline Extension Agreement No. 1661 with Placer County Water Agency (PCWA) for Pacific Street Widening Project, Phase III
19. A. Resolution No. 96-278 of the City Council of the City of Rocklin Declaring November 18-22, 1996 as Winter Weather and Flood Preparedness Week

Motion to approve items #7 through #19.A. by Councilwoman Lund, seconded by Councilman Dominguez. Passed by the following roll call vote:

Ayes:	Lund, Dominguez, Huson, Yorde, Magnuson
Noes:	None
Absent:	None
Abstain:	None

#### CITIZENS ADDRESSING THE COUNCIL:

20. None.

Mayor Magnuson called for item #23 to be heard.

#### RESOLUTIONS:

23. Special Districts Delinquent Taxes

Councilman Dominguez stated that he would abstain on this item due to a possible Conflict of Interest. Carlos Urrutia presented the staff report.

- A. Resolution No. 96-282 of the City Council of the City of Rocklin Ordering Judicial Foreclosure of Delinquent Taxes Pursuant to the Mello-Roos Community Facilities Act of 1982, That the Tax Collector Be Credited with Those Taxes and Retaining Special Counsel
- B. Resolution No. 96-283 of the City Council of the City of Rocklin Ordering the Judicial Foreclosure of Delinquent Assessment Installments Pursuant to the Improvement Bond Act of 1915, Ordering That the Tax Collector Be Credited with Those Installments, and Authorizing the Hiring of Special Counsel (Granite Drive Refunding Assessment District)

Motion to approve both resolutions by Councilman Yorde, seconded by Councilwoman Huson. Passed by the following roll call vote:

Ayes:	Yorde, Huson, Lund, Dominguez
Noes:	None
Absent:	None
Abstain:	Dominguez

24. Resolution No. 96-284 of the City Council of the City of Rocklin Relating to the Placer County Countywide Facilities Impact Fee

Carlos Urrutia presented the staff report.

Motion to approve by Councilwoman Lund, seconded by Councilman Dominguez.  
Passed by the following roll call vote:

Ayes:	Lund, Dominguez, Huson, Yorde, Magnuson
Noes:	None
Absent:	None
Abstain:	None

25. Resolution No. 96-285 of the City Council of the City of Rocklin Approving a Memorandum of Understanding Between the City of Rocklin and the Rocklin Police Officers Association

Personnel Officer Bonnie Ward presented the staff report.

Motion to approve by Councilman Dominguez, seconded by Councilman Yorde.  
Passed by the following roll call vote:

Ayes:	Dominguez, Yorde, Huson, Lund, Magnuson
Noes:	None
Absent:	None
Abstain:	None

Mayor Magnuson called for a recess at 6:30 p.m. and reconvened the meeting at 6:42 p.m. and called to hear item #5

PUBLIC HEARING: (6:30 P.M.)

5. Rocklin Redevelopment Plan Amendment
- A. Resolution of the Redevelopment Agency of the City of Rocklin, California, Approving and Adopting Rules Governing Participation by Property Owners and the Extension of Reasonable Preferences to Business Occupants in the Added Area for the Rocklin Redevelopment Project
  - B. Resolution of the Redevelopment Agency of the City of Rocklin, California, Certifying the Completion of the Final Environmental Impact Report for the Proposed Rocklin Redevelopment Plan Amendment, Adopting a Statement of Findings, Facts, and Overriding Considerations and Adopting a Mitigation Monitoring Program

- C. Resolution of the Redevelopment Agency of the City of Rocklin, California, Finding That the Use of Taxes Allocated from the Added Area of the Proposed Rocklin Redevelopment Plan Amendment for the Purpose of Increasing, Improving and Preserving the Community's Supply of Low and Moderate Income Housing Outside the Project Area Will Be of Benefit to the Project
- D. Resolution of the City Council of the City of Rocklin, California, Making Findings As To the Final Environmental Impact Report for the Proposed Rocklin Redevelopment Plan Amendment and Adopting a Mitigation Monitoring Program
- E. Resolution of the City Council of the City of Rocklin, California, Finding That the Uses of Taxes Allocated from the Added Area of the Proposed Rocklin Redevelopment Plan Amendment for the Purpose of Increasing, Improving and Preserving the Community's Supply of Low and Moderate Income Housing Outside the Project Area Will Be of Benefit to the Project
- F. First Reading & Publication: Ordinance of the City Council of the City of Rocklin, California, Amending Ordinance No. 549, Approving and Adopting the Rocklin Redevelopment Plan Amendment

Mayor Magnuson stated the following:

This meeting will be called to order. This is a joint meeting of the Redevelopment Agency of the City of Rocklin and the City Council of the City of Rocklin. I will act as Chairperson for the joint meeting.

The purpose of this meeting is to conduct a joint public hearing to consider and act upon the Rocklin Redevelopment Plan Amendment and the Final Environmental Impact Report on the Amendment.

I will now open this joint public hearing. The state law under which we are acting is the Community Redevelopment Law of the State of California. That law requires that we follow certain procedures, some of them formal, in the conduct of tonight's joint public hearing.

We have a court reporter here tonight, and a transcript will be made of the hearing. Persons making statements and giving testimony will be sworn and will be subject to questions through the Chair. All persons wishing to speak will be given an opportunity to do so. If you wish to speak tonight regarding the Redevelopment Plan Amendment or the Final Environmental Impact Report on the Amendment, please fill out a speaker card and hand it to the City Clerk. Speaker cards are available at the back of the room near the door.

This is a combined hearing on both the Redevelopment Plan Amendment and the certification of the Final Environmental Impact Report on the Amendment, so please make it clear when you are speaking whether your remarks are directed to the Amendment, the adequacy of the Final Environmental Impact Report or both.

For the record of this joint public hearing, please call the roll of the members of the City Council and the Redevelopment Agency.

City Clerk Sandra Davies called the roll as follows:

City Council and Redevelopment Agency Members:

Kathy Lund:	Present
Clarke Dominguez:	Present and Abstained
Marie Huson:	Present
Ken Yorde:	Present
George Magnuson:	Present

Mayor Magnuson noted for the record that Councilmembers Elect Connie Cullivan and Peter Hill were both present and so indicated by a show of hands.

Mayor Magnuson continued. Before proceeding, may I have an indication by show of hands of those in the audience who wish to speak tonight on the Redevelopment Plan Amendment or the Final Environmental Impact Report.

About 12 individuals raised their hands.

City Manager Carlos Urrutia stated:

Mr. Mayor, in view of the indication of those who might wish to testify tonight, may I suggest that everybody, staff, consultants and those in the audience who may wish to make a statement, be sworn at this time in a single oath. Then, as individuals step to the microphone to speak or give testimony, we will merely ask them if they have already been sworn; they can indicate they have and proceed to give their statement or testimony.

Mayor Magnuson stated:

First, will the following staff members and consultants please stand, raise their right hands and be sworn by the court reporter: Carlos Urrutia, Cindy Schaer, Steve Peck, and Iris Yang. Will all persons in the audience wishing to appear tonight also stand to be sworn.

The Court Reporter administered the Oath.

Mayor Magnuson stated:

Thank you. When you do speak, please give your name, address and the organization, if any, that you represent. State also whether you have been sworn. If you haven't been sworn, the court reporter will individually administer the oath before you speak.

Our order of procedure tonight will be as follows:

First, staff and consultants will present the proposed Redevelopment Plan Amendment, the Final Environmental Impact Report and other evidence and testimony in support of the Amendment.

We will then receive any written comments.

Following receipt of the written comments, we will receive any evidence or oral testimony from those present concerning the Amendment or the Final Environmental Impact Report.

Finally, following the introduction of all evidence and testimony, we will conclude the hearing.

We will now proceed with the receipt of evidence and testimony.

City Manager Carlos Urrutia stated:

Mr. Mayor, at this time I would like to introduce Steve Peck of QUAD Consultants, the Agency's Redevelopment Consultant for the proposed Amendment.

Steve Peck stated:

Thank you. Mr. Mayor, at this time we would like to enter into the record of this joint public hearing the following documents:

As Exhibit 1, the Affidavit of Publication of the notice of joint public hearing, published once a week for five successive weeks in the Placer Herald.

As Exhibit 2, the Certificate of Mailing the notice of joint public hearing to each assessee of land in the existing Project Area, as shown on the last equalized assessment roll; to each assessee of land in the Added Area, which is that area proposed to be added to the Project Area, as shown on the last equalized assessment roll; to each business and resident in the existing Project Area and the Added Area; and to the governing bodies of each taxing agency within the existing Project Area and the Added Area.

City Manger Carlos Urrutia stated:

Mr. Mayor, at this time we would also like to enter into the record of this joint public hearing, as Exhibit 3, the Certification of Certain Official Actions that have been taken by the City Council, the City Planning Commission and the Agency in connection with the proposed Amendment.

Mayor Magnuson stated:

If there are no objections by members of the City Council or the Agency, these documents will be made a part of the record. Please proceed.

City Manager Carlos Urrutia stated:

Mr. Mayor, I would like to make some introductory background comments about the history of the Redevelopment Plan and the proposed Amendment, the reasons redevelopment has been proposed for the Added Area and the benefits we would hope to see from the redevelopment process. Steve Peck will now refer to and briefly summarize the Amendment.

Steve Peck made comments.

Mayor Magnuson stated:

Persons wishing to question the staff on any of their evidence, through the Chair, will have an opportunity to do so when we ask for public comments. At this time, are there any questions by members of the City Council of the Agency on the proposed Amendment?

There were no questions.

If there are no objections by members of the City Council of the Agency, the proposed Redevelopment Plan Amendment will be made a part of the record as Exhibit 4. Please proceed.

City Manager Carlos Urrutia stated:

Thank you, Mr. Mayor. I would now like to introduce Iris Yang of McDonough, Holland & Allen, the Agency's Special Counsel, who will summarize the findings required to be made for adoption of the Amendment.

Iris Yang stated:



As the Mayor has indicated, the purpose of this hearing is to consider evidence and testimony for and against the adoption of the proposed Redevelopment Plan Amendment and the certification of the Final EIR on the Amendment. Evidence will be introduced for consideration by the City Council and the Agency in connection with the findings and determinations that must be made in the ordinance adopting the Amendment. The required findings and determinations are contained in Section 33367 of the Health and Safety Code. The major evidentiary findings are as follows:

First, a finding that the Added Area is a blighted area meeting the legal qualifications prescribed by the Legislature and redevelopment of the Added Area is necessary to effectuate the public purposes described in the Community Redevelopment Law;

Second, a finding that the adoption and carrying out of the Amendment is economically sound and feasible;

Third, a finding that the Amendment conforms to the General Plan of the City of Rocklin;

Fourth, a finding that the condemnation of real property, except for residentially zoned and residentially occupied property, as provided for in the Amendment, is necessary to the execution of the Amendment, and that adequate provisions have been made for the payment for properties to be acquired as provided by law; and

Fifth, a finding that the Agency has a feasible method or plan for the relocation of families and persons displaced from the Added Area if the Amendment may result in the temporary or permanent displacement of any occupants of housing facilities in the Added Area.

There are other required statements and determinations set forth in the proposed ordinance adopting the Amendment, but those that I just mentioned are the major evidentiary findings. The evidence supporting these findings is contained principally in the Agency's Report to the City Council and the Supplement to the Report to the City Council, which Steve Peck will now Briefly summarize.

Steve Peck stated:

Thank you. I will refer to and briefly summarize parts of the Report of the Agency to the City Council including a Supplement to that Report, which comprises the basic supporting documentation for the Redevelopment plan Amendment and the Ordinance which will adopt the Amendment. Since the Report and the Supplement have been previously submitted to and reviewed by the Agency and the City Council and have been available for public inspection, I will only cover

certain pertinent parts of the Report in detail. My testimony will also supplement the facts contained in the Report and will be considered as part of the Report.

Mayor Magnuson stated:

Are there any questions by members of the City Council or the Agency?

There were no questions.

If there are no objections by members of the City Council or the Agency, the Report of the Agency to the City Council will be made a part of the record as Exhibit 5, the Supplement to the Report of the Agency to the City Council will be made a part of the record as Exhibit 6, and the Preliminary Report will be made a part of the record as Exhibit 7. Please proceed.

Steve Peck stated:

Thank you, Mr. Mayor. I will now refer to and briefly summarize the Final Environmental Impact Report on the Amendment. This is also a part of the Report to the City Council on the Amendment. The Agency is the "lead agency" for the purpose of preparation of the EIR.

Mayor Magnuson stated:

If there are no objections by members of the City Council or the Agency, the Final Environmental Impact Report, as submitted, will be made a part of the record as part of the Report to the City Council, separately identified as Exhibit 8, and the Site, Building and Housing Conditions Survey, which is a part of the Final EIR, will be made a part of the record, separately identified as Exhibit 9. Please proceed.

Cindy Schaer stated:

Thank you, Mr. Mayor. I would now like to have entered into the record the Rules Governing Participation by Property Owners and the Extension of Reasonable Preferences to Business Occupants in the Rocklin Redevelopment Project. These Rules were originally adopted by the Agency back in 1986 prior to the adoption of the Redevelopment Plan. These Rules also have been made available for public inspection and will be adopted by the Agency with respect to the Added Area.

Mayor Magnuson stated:

Are there any questions by members of the City Council or the Agency concerning these Rules?

There were no questions.

If there are no objections by members of the City Council or the Agency, the Owner Participation Rules will be made a part of the record as Exhibit 10.

Mayor Magnuson stated:

We have received additional written comments on the proposed Amendment or the Final Environmental Impact Report since the City Council/Agency packet was prepared and distributed last week. They are the following:

Sierra College  
Placer Union High School District  
Loomis Union School District  
Rocklin Unified School District  
Placer County Office of Education

They will be placed into the record as Exhibit 11 at this time. If there are any other written comments on the proposed Amendment or the Final Environmental Impact Report, please present them to the City Clerk now so that they also may be placed into the record as Exhibit 11 at this time.

One letter from Vincent H. Sponholz was handed to the City Clerk to be included in Exhibit 11.

Mayor Magnuson stated:

We will now hear any statements or testimony from those present in favor of the proposed Amendment or the Final Environmental Impact Report. Please identify yourselves and state whether you have previously been sworn.

Gordon R. Havens, 4035 Kannasto Street, Rocklin, previously sworn, stated that Redevelopment was a good idea for the old part of town.

Roy Ruhkala, 3995 Winding Lane, Rocklin, previously sworn, stated his concerns relating to even distribution of senior citizen housing throughout the entire City and redevelopment money being spent evenly throughout the City.

Councilwoman Lund stated that housing money collected within the agency area can be spent city-wide.

We will now hear any statements or testimony from those present in opposition to the proposed Amendment or the Final Environmental Impact Report. You have an opportunity, if you desire, to question staff through the Chair. Again, please identify yourselves and state whether you have previously been sworn.

Gordon R. Havens, 4035 Kannasto Street, Rocklin, previously sworn, expressed his concerns relating to completing infrastructure before development takes place in a timely manner, completing necessary improvements prior to development, manner in which money is used, and what exactly timely manner means.

City Manager Carlos Urrutia addressed the issue of timely manner.

Gordon McCord, 5455 Lost Avenue, Rocklin, previously sworn, asked what were the definite guidelines and the Civic Center Plan.

Mayor Magnuson addressed the issue and stated that development brings in money.

City Manager Carlos Urrutia stated there was no federal money, that only local revenues were being used. He also mentioned increased property values.

Mayor Magnuson stated:

Does anyone else desire to make a statement or present testimony concerning the proposed Amendment or the Final Environmental Impact Report?

Holly Heinzen, Representing Placer County, 175 Fulweiler, Auburn, previously sworn, requested that this item be continued to December 10, 1996.

Council discussed continuing the hearing to December 10th.

Councilwoman Lund had concerns relating to the Final EIR mitigation measures, density to support transit, 20 units per acre, and suggested that these issues were in conflict with the General Plan.

Mayor Magnuson stated:

Are there any final questions by members of the City Council or the Agency?

Gordon McCord, 5455 Lost Avenue, Rocklin, previously sworn, stated that if the Redevelopment Agency Plan was approved there would be no infrastructure constructed and there would be continued problems with flooding, drainage, and roads.

Mayor Magnuson continued this public hearing to 7:30 p.m. on December 10, 1996 and called for a recess at 7:50 p.m. Councilmember Elect Connie Cullivan left the meeting. Mayor Magnuson reconvened the meeting at 8:05 p.m. and called for item #21.

21. Stanford Ranch Lot 101 - Generally located at the northwest corner of Mountain Gate Drive and St. Andrews Drive

Terry Richardson presented the staff report highlighting a few issues relating to the site and school district report, compatibility, combination of school and park site, bedrock mortar on lot 17, oak trees on lot 11, and the fire access route.

Council had questions relating to wetlands, oak trees, and arborist issues.

Allen Hurst, representing Stanford Ranch, requested that Council approve the project.

Frank Mulholland, Superintendent, Rocklin Unified School District, spoke to the issue of the property not being in the district plan and existing space on site for additional class rooms.

Tim Youmans from Economic & Planning Systems addressed the issues of class size reduction, class room space on site, and additional school sites.

Mayor Magnuson opened the Public Hearing. There being no public comments, Mayor Magnuson closed the Public Hearing.

- A. Resolution No. 96-279 of the City Council of the City of Rocklin  
Approving a Mitigated Negative Declaration of Environmental Impacts  
(Stanford Ranch Lot 101: GPA-96-05, Z-96-02, PDG-96-02, SD-96-05,  
TRE-96-14)
- B. Resolution No. 96-280 of the City Council of the City of Rocklin  
Approving an Amendment to the General Plan of the City of Rocklin  
(Designated School Site to Medium Density Residential) (Stanford Ranch  
Lot 101: GPA-96-05)

Motion to approve Resolution Nos. 96-279 and 96-280 by Councilman Dominguez, seconded by Councilwoman Huson. Passed by the following roll call vote:

Ayes:	Dominguez, Huson, Lund, Yorde, Magnuson
Noes:	None
Absent:	None
Abstain:	None

- C. First Reading & Publication: Ordinance No. 750 of the City Council of the City of Rocklin Approving an Amendment to the General Development Plan for Stanford Ranch Master Planned Development Changing the Designation in a Planned Development Zone from a School Site to Planned Development Residential Six (6) Dwelling Units Per Acre (PD-6) 9.35 Acres Northwest of the Intersection of Mountaingate Drive and St. Andrews Drive (Stanford Ranch Lot 101: PDG-96-02)

Motion to Read By Title Only by Councilman Dominguez, seconded by Councilwoman Huson. Passed by the following roll call vote:

Ayes:	Dominguez, Huson, Lund, Yorde, Magnuson
Noes:	None
Absent:	None
Abstain:	None

Motion to approve on First Reading by Councilman Dominguez, seconded by Councilwoman Huson. Passed by the following roll call vote:

Ayes:	Dominguez, Huson, Lund, Yorde, Magnuson
Noes:	None
Absent:	None
Abstain:	None

- D. Resolution No. 96-281 of the City Council of the City of Rocklin Approving a Tentative Subdivision Map (Stanford Ranch Lot 101: SD-96-05, TRE-96-14)

Motion to approve by Councilwoman Huson, seconded by Councilman Dominguez. Passed by the following roll call vote:

Ayes:	Huson, Dominguez, Lund, Yorde, Magnuson
Noes:	None
Absent:	None
Abstain:	None

22. Vista Grande Park

Mark Riemer presented the staff report mentioning that the amount should be \$2,000 instead of \$2,500.

Mayor Magnuson opened the Public Hearing.

Matt Deveny, 5633 Onyx Drive, Rocklin, stated that he appreciated the cooperation received from Mark Riemer to make the sale of the property happen.

There being no further public comments, Mayor Magnuson closed the Public Hearing.

- A. Resolution No. 96-270 of the City Council of the City of Rocklin  
Approving Notice of Exemption (Abandonment and Sale of Portion of  
Vista Grande Park)
- B. Resolution No. 96-271 of the City Council of the City of Rocklin  
Abandoning a Portion of Vista Grande Park
- C. Resolution No. 96-272 of the City Council of the City of Rocklin  
Approving and Directing the City Manager to Execute an Agreement for  
the Sale of the Abandoned Portion of Vista Grande Park

Motion to approve Resolution Nos. 96-270, 96-271, and 96-272 by  
Councilwoman Huson, seconded by Councilman Dominguez. Passed by  
the following roll call vote:

Ayes:	Huson, Dominguez, Lund, Yorde, Magnuson
Noes:	None
Absent:	None
Abstain:	None

Mayor Magnuson called for item #26.

#### ORDINANCES:

26. Second Reading & Publication: Ordinance No. 749 of the City Council of the  
City of Rocklin Amending Section 2.44.070 of the Rocklin Municipal Code  
Relating to the Regular Meeting Date of the Rocklin Recreation Commission

Motion to approve by Councilwoman Huson, seconded by Councilman  
Dominguez. Passed by the following roll call vote:

Ayes:	Huson, Dominguez, Lund, Yorde, Magnuson
Noes:	None
Absent:	None
Abstain	None

27. Whitney Oaks Project

Councilwoman Lund stated that she would abstain on this item due to a possible Conflict of Interest.

- A. Second Reading & Publication: Ordinance No. 747 of the City Council of the City of Rocklin Repealing Ordinance Nos. 627 & 735 (Stanford Oaks General Development Plan) and Approving the Whitney Oaks General Development Plan (Whitney Oaks/PDG-96-03)
- B. Second Reading & Publication: Ordinance No. 748 of the City Council of the City of Rocklin Approving the First Amendment to the Development Agreement By and Between the City of Rocklin and Cal-Stanford Oaks, LLC, for Development of the Property Known as Whitney Oaks Located East of Stanford Ranch (Whitney Oaks/DA-95-02)

Motion to approve Ordinance Nos. 747 and 748 by Councilwoman Huson, seconded by Councilman Dominguez. Passed by the following roll call vote:

Ayes:	Huson, Dominguez, Yorde, Magnuson
Noes:	None
Absent:	None
Abstain:	Lund

REPORTS FROM CITY OFFICIALS:

28. Placer County Transportation Planning Agency Report

Councilwoman Lund stated that the report on sound walls was for information only.

Carlos Urrutia mentioned the design services for the train station.

ANNOUNCEMENTS/BRIEF REPORTS:

29. Councilman Yorde mentioned the revision to the Dry Creek flood elevation maps. The County Flag is to be presented to the Board of Supervisors next month. The parking portion of the Pacific Street Project should be complete by Christmas. There is no daytime curfew or plans to prepare such an ordinance.

FUTURE AGENDA ITEMS:

30. None.



REDEVELOPMENT AGENCY ACTION:

31. Report from Executive Director - No report.

ADJOURNMENT:

32. The Redevelopment Agency Meeting was adjourned at 8:50 p.m. by Chairman Magnuson.
33. The City Council Meeting was adjourned at 8:50 p.m. by Mayor Magnuson.

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Sandra Davies, City Clerk

APPROVED:

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George A. Magnuson, Mayor